



# CITY OF BOSTON

## THE ENVIRONMENT DEPARTMENT

Boston City Hall, Room 805 • Boston, MA 02201 • 617/635-3850 • FAX: 617/635-3435

### NOTICE OF PUBLIC HEARING

The **BEACON HILL ARCHITECTURAL COMMISSION** will hold a public hearing:

DATE: **Thursday, 19 August 2010**  
TIME: **4:00 P.M.**  
PLACE: **BOSTON CITY HALL, ROOM 801**

Subject of the hearing will be review of applications for Certificates of Appropriateness on the agenda below, review of architectural violations, and such business as may come before the Commission, in accordance with Chapter 616 of the Acts of 1955, as amended. Applications are available for public inspection during normal business hours at the office of the Environment Department. Sign language interpretations are available upon request.

*Please ensure that all electronic devices are silenced prior to entering the hearing room.*

After 5:30 p.m., enter and exit City Hall through the Dock Square entrance on Congress Street (across from Faneuil Hall).

### **REPRESENTATIVES OF THE APPLICANT ARE REQUIRED TO ATTEND**

#### BEACON HILL ARCHITECTURAL COMMISSION

Joel Pierce (Chair), John Cunningham, Leslie Donovan, Kenneth Taylor, P.T. Vineburgh  
Alternates: Mark Kiefer, Martha McNamara, Danielle Santos, Annlinnea Terranova

### APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS

**4:00 – 4:20**

**Application:** 10.1534 BH

**Applicant:**

#### 14 Brimmer Street

Patrick Ahearn, Ahearn/Schopfer and Associates, Architect: Install shutters on front and rear elevations; construct alternative window configuration at rear elevation.

**4:20 – 4:35**

**Application:** 11.024 BH

**Applicant:**

#### 118 Charles Street

Lauren's Nails, Tuck Leong: Install a retractable awning with additional signage over a shop window.

**4:35 – 4:50**

**Application:** 11.088 BH

**Applicant:**

#### 101 Pinckney Street

Neil Abreu, M.F. Reynolds, Contractor: Replace 2 windows at the parlor level of a bow front. The existing 6/6 wood window sash appears to be original to the building.

**4:50 – 5:10**

**Application:** 11.090 BH

**Applicant:**

#### 66 Beacon Street

Ricardo M. Sousa, Esq. on behalf of Clear Wireless, LLC: Install telecommunications equipment in both a faux chimney and behind a stealth wall attached to a penthouse all minimally visible from a public way.

*(over)*

## APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS (cont.)

5:10 – 5:30

Application: 11.111 BH

Applicant:

72 Chestnut Street

**Abigail B. Mason, Owner; James McNeely, Architect:** Replace vents and sash in basement window opening, re-locate utility connections behind vent and install security grills over whole; install iron railings at main entrance; front door: remove peephole and replace knocker; install 6 storm windows, color to match trim.

5:30 – 5:40

Application: 11.113 BH

Applicant:

83 Pinckney Street

**Roy Mabrey, Prescott Trust, Property Manager:** Paint entrance surround white and door red.

5:40 – 6:00

Application: 11.131 BH

Applicant:

3 Sentry Hill Place

**Roger L. Snow, Owner:** Demolish and reconstruct in-kind a wood frame rear ell structurally damaged by a falling tree; minimally visible from Phillips Street.

6:00 – 6:10

Application: 11.138 BH

Applicant:

49 – 53 Grove Street

**Charles Kane, Owner:** Install an outrigger wall-mounted flag pole; the proposed installation of 2 tree guards meets the guidelines and qualifies for administrative review.

6:10 – 6:30

Application: 11.145 BH

Applicant:

17 Ridgeway Lane

**Ted Acworth, Owner and Designer:** Construct a roof deck that includes an enlarged penthouse and opaque railings visible from a public way.

## REVIEW OF VIOLATIONS

6:30

47 Pinckney Street: Repointing without prior review and approval.

6:40

13 Lindall Place: Installation of roof deck and spiral staircase visible from the public way.

7:00

## ADMINISTRATIVE APPROVALS

*In order to expedite the review process, the Commission has delegated the approval of certain work items, such as those involving ordinary maintenance and repair, restoration or replacement, or which otherwise have a minimal impact on a building's appearance, to the staff pending ratification at its monthly public hearing. The following applications have been identified as being eligible for such approval.*

► Applicants listed under this heading **NEED NOT APPEAR** at the hearing. Following the hearing, please present this agenda at the Inspectional Services Department (1010 Massachusetts Avenue) when applying for permits. ISD personnel will send a facsimile of your building-permit application to the Environment Department. Upon its receipt Commission staff will sign off on the work, attaching any applicable provisos, reflecting the relevant guidelines and precedents.

PLEASE NOTE that no further correspondence will be issued for the applications listed below: the building-permit application as annotated by Commission staff will constitute your Certificate of Appropriateness.

11.121 BH: 8 Acorn Street: Rebuild chimney to match original conditions; install terra cotta chimney pots.

11.140 BH: 46 Beacon Street: Repoint east elevation; paint all windows; repair conservatory and light-well roof; replace stucco at rear breezeway.

11.071 BH: 50 Beacon Street: Repair/paint windows.

11.112 BH: 48-50 Cedar Lane Way: Paint windows and doors appropriate colors to match existing conditions.

(over)

- 11.142 BH: 73-75 Charles Street: Replace slate roof, copper gutter and downspouts; install water shield and snow guard; repair/replace rotted dormer window trim in kind; repoint façade and repair brownstone sills and lintels to match existing conditions
- 11.075 BH: 86 Charles Street: Repair/restore brownstone door surround; refinish front door; paint basement window appropriate color to match prevailing sash color on building.
- 11.076 BH: 120 Charles Street: Paint door, recessed entry and shop-front window; colors to match existing conditions.
- 11.019 BH: 19 Charles River Square: Replace non-visible flat rubber membrane roof in-kind; replace flashing and gutter with copper.
- 11.136 BH: 128 Chestnut Street: Paint windows and 4<sup>th</sup> floor pressed-metal cornice a gray/buff color to match existing conditions and cast-stone masonry details.
- 11.141 BH: 14 Hancock Street: Repoint and replace select spalling bricks, rear elevation facing Ridgeway Lane.
- 11.083 BH: 28 Hancock Street: Repair brownstone trim with comprofit to match existing conditions.
- 11.143 BH: 24 Irving Street: Install 11 storm windows; color to match that of existing trim and sash.
- 11.133 BH: 84 Joy Street: Replace 3 1/1 windows in-kind with wood sash in a Romanesque Revival row house.
- 11.143 BH: 127 Mount Vernon Street: Prepare and paint door and carriage-way door; color to match existing appropriate conditions.
- 11.085 BH: 73 Myrtle Street: Repoint entire façade, side and rear elevations, mortar color, texture, profile, width and hardness to match existing conditions.
- 11.139 BH: 23 Pinckney Street: Replace 2 parlor-floor windows with wood 2/2, true-divided-light replacement sash; replace 1 rear window in-kind, 1/1 wood, not visible from a public way.
- 11.023 BH: 117 Pinckney Street: Stain and refinish front door; paint recessed entry to match existing conditions.
- 11.084 BH: 75 Revere Street: Install AC condenser on flat roof – not visible from a public way.
- 11.077 BH: 86 Revere Street: Repair deflecting cornice, bricks to be reused & mortar texture, color, profile and width to match; repair brownstone sills and lintels.
- 11.025 BH: 69 River Street: Replace front door. The existing door is of recent manufacture. Its replacement is hand made in mahogany and finished to match appropriate existing conditions: black gloss with brass hardware.
- 11.041 BH: 44 West Cedar Street: Repair brownstone lintels; replace shutters in-kind; repair recessed-entry ceiling; repair/replace copper gutter in-kind; repair slate roof.
- 11.137 BH: 46 West Cedar Street: Paint front door burgundy (Benjamin Moore "Classic Burgundy").

**PROJECTED ADJOURNMENT: 7:05 pm**

Date Posted: August 6, 2010

cc: Abutters (from most recent tax list), Mayor, Law Department, Inspectional Services Department, Applicants, City Clerk, Boston Redevelopment Authority, District City Councilor, Beacon Hill Civic Association

For additional information, please contact Beacon Hill Architectural Commission staff at 617-635-3850 or [caitlin.greeley@cityofboston.gov](mailto:caitlin.greeley@cityofboston.gov)

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11.142 BH